



Unit 10, 9 Inspiration Drive, Wangara



## LEASED INVESTMENT

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Majestic Central Estate Agents is pleased to exclusively present 10/9 Inspiration Drive, Wangara for Sale.

### Tenancy Specifics

The property is currently Leased to Pilgrims' Caravan & Parts which is well established with over 25 years' experience in the industry dealing with all major suppliers.

- Rent: \$35,280 per annum + GST + Outgoings
- Having recently just exercised their first term option their current term is due to expire on the 31<sup>st</sup> August 2021 with a further 3 year option

### Property Specifics

The property is a street front 306sqm office/warehouse facility in a well-maintained

<b>Price</b>	SOLD for \$569,000
<b>Property Type</b>	Commercial
<b>Property ID</b>	630
<b>Warehouse Area</b>	306 m2

### Agent Details

Joseph Mansour - 0412 672 234

### Office Details

Applecross  
21 Kearns Crescent Applecross WA  
6153 Australia  
08 9364 8899



strata group.

Property Particulars Include:

- Well-appointed front showroom
- High truss rear warehouse with rear roller door access
- Staff amenities
- Ample parking for staff and customers
- Great signage exposure
- Zoned General Industrial

The property is strategically located in the premier commercial precinct of Wangara providing excellent access to Hartman Road, Gnangara Drive, Wanneroo Road and the Mitchell Freeway.

Being Sold As A Going Concern (NO GST PAYABLE)

For further information relating to tenancy specifics please contact:

Joseph Mansour

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